

**Alcudia - Nord**

# Beautiful villa with tourist license just a stone's throw from the beach

**Property ID: ES265959**



**PURCHASE PRICE: 1.400.000 EUR • LIVING SPACE: ca. 185 m<sup>2</sup> • ROOMS: 8 • LAND AREA: 478 m<sup>2</sup>**

**Property ID: ES265959 - 07400 Alcudia - Nord**

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## At a glance

Property ID	ES265959	Purchase Price	1.400.000 EUR
Living Space	ca. 185 m <sup>2</sup>	Condition of property	Needs renovation
Rooms	8	Equipment	Terrace, Guest WC, Fireplace
Bedrooms	6		
Bathrooms	3		
Year of construction	1984		
Type of parking	1 x Garage		

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## The property



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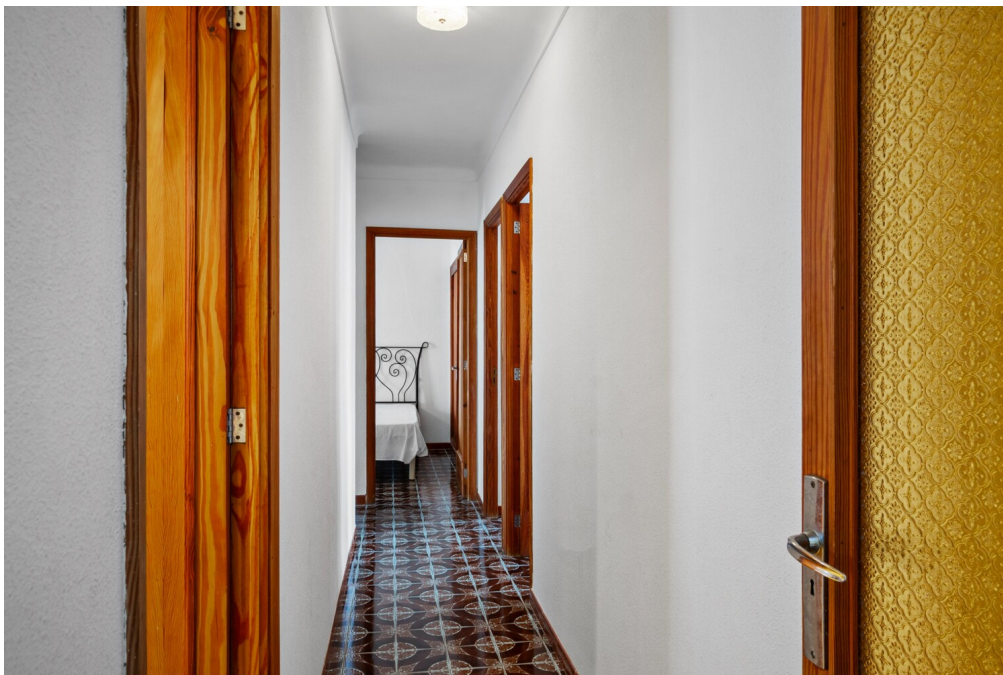
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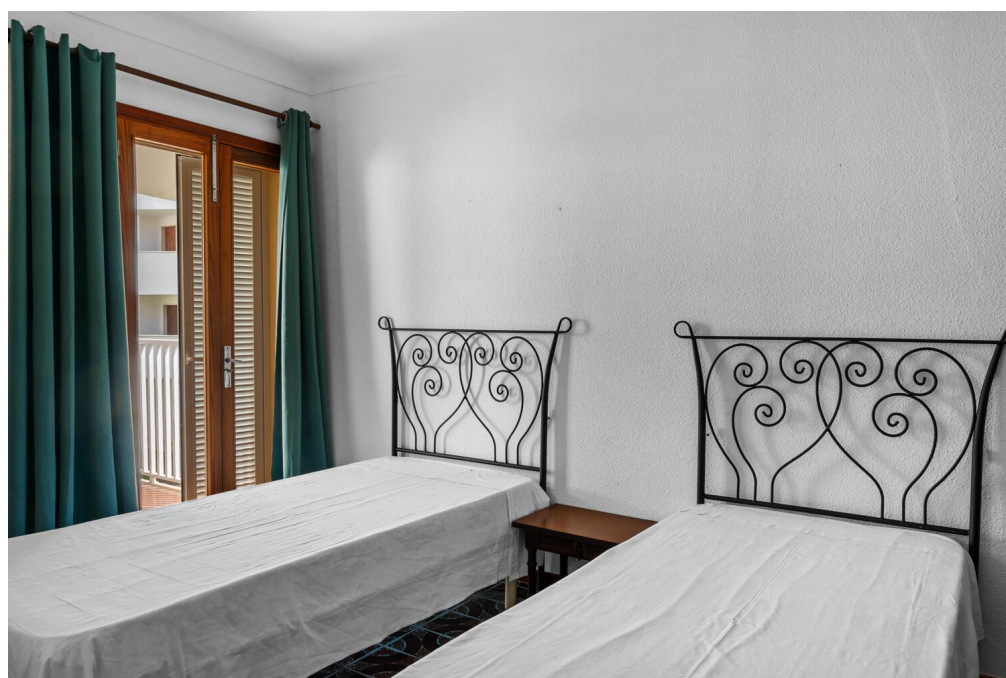
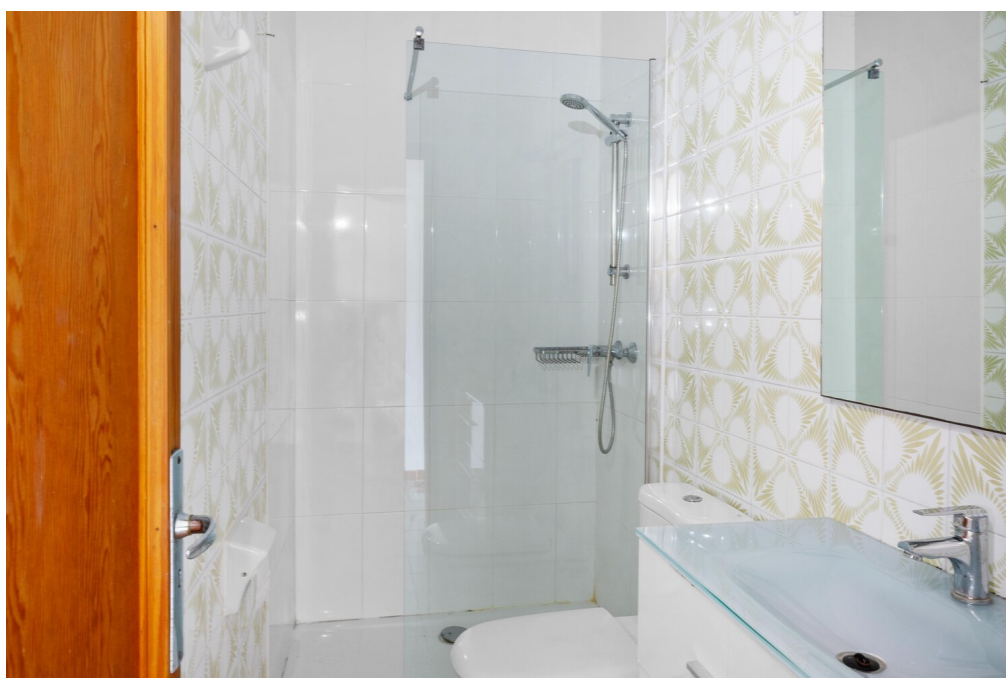
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## **A first impression**

If you are looking for a property with spaciousness, great potential and an excellent location in Puerto de Alcudia, this villa represents an exceptional opportunity. Located in the north area and a few steps from the beach, it offers multiple possibilities both as a permanent residence, second home or investment, thanks to its tourist license for 8 people.

Built in 1984, the house is distributed on two floors and has approximately 185 m<sup>2</sup> of living space on a plot of 478 m<sup>2</sup>. The upper floor houses a bright apartment with 4 bedrooms, 2 bathrooms, large living room, kitchen and a large terrace with barbecue area and nice views. In addition, it has a holiday license for 8 people, ideal for additional income.

On the first floor there is a spacious garage that has been converted into an independent dwelling with 2 bedrooms, 1 bathroom, living room and kitchen. A perfect option for owners who wish to reside in the property while renting the upper floor.

The outdoor area offers ample space to enjoy the Mediterranean climate, with terrace, barbecue area and a cistern with potential to become an attractive swimming pool. The property also has a fireplace, balcony and different outdoor corners that provide comfort and connection with the environment.

Although the house requires updating, that is precisely where much of its appeal lies: the possibility of reforming and customizing it completely to your liking.

A property with character, space and enormous possibilities in one of the most sought after areas in the north of Mallorca. Ideal for those looking for a property with potential close to the sea.

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## **Details of amenities**

- **Vacation license**
- **Two steps from the sea**
- **Guest apartment**
- **Terraces**
- **Garden**
- **Fireplace**
- **Guest toilet**

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## **All about the location**

**Puerto de Alcudia is one of the most attractive destinations in the north of Mallorca, ideal for both living and investment. Its long promenade, marina, seafront restaurants and one of the longest and safest beaches on the island make this area a perfect place to enjoy all year round.**

**The area offers an excellent infrastructure: supermarkets, schools, medical centers, and a wide range of leisure and sports (golf, cycling, water sports). In addition, its proximity to the old town of Alcudia and the Natural Park of s'Albufera makes it a unique environment between nature and comfort.**

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## **Other information**

**In general, we recommend having the construction law situation checked by a specialized lawyer. All data are based exclusively on information provided by the owner or client. We assume no liability for the completeness, correctness and topicality of the information. Brokerage costs are to be borne by the seller. Taxes, notary and registration fees are to be paid by the buyer.**

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## Contact partner

**For further information, please contact your contact person:**

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